

MARATHON TOWNSHIP PLANNING COMMISSION

Minutes of October 16, 2023

The meeting was called to order by Chairman, Tom Greyerbeihl. Roll call taken; Perdue was absent. Guests (see guest list). Pledge of Allegiance was recited.

There was no formal agenda as this meeting was considered an informational workshop with a presentation from Joe Israel, Zoning Administrator.

Mr. Israel's presentation began with referring to Zoning Ordinance 200's Title and Purpose being a guideline for considering a special Short-term Rental Ordinance. The principal permitted use for the Lake District is Single Family dwellings. The roll of the Township and Zoning deals with land uses. Residential land is residential in nature and short-term rentals border on Commercial use. The homes on Hemingway Lake were mostly cottages when built and are not intended for repeated stress on septic systems and wells. If the Rental Ordinance were to be reinstated (with amendments), the proposed STR's would have to meet its requirements of such, as well & septic inspections, electrical inspections, mechanical and plumbing inspections. STR's cannot be banned altogether: That would deny a property owner the use of their property. A special land use in the residential, agriculture and lake districts would allow a property owner to apply for a different use such as STR, without stripping away rights. STR's can be a nuisance, but by putting conditions on the special use, owners would have to meet those certain requirements before renting the property out. Considerations might be lot size, house size, length of stay, number of occupants, road accessibility, parking, HOA regulations, etc. Each request could be handled as to where the property is located too. There should be fees associated with such requests also. The requirements alone may be a discouragement for many property owners.

Public Comment: Several lake residents spoke about concerns.

Discussion ensued between PC members about questions for attorney Gildner. Supervisor Hogan said he could email questions to him such as dedicated lots, transfer rights, lot widths, limiting the number of boats, use of docks, private drives, fishing, and limiting speed.

The next meeting will be October 25th at 6:00 pm. (meeting later had to be rescheduled to November 1, at 2:00 pm due to a prior scheduling conflict)

Meeting adjourned by Chairman Greyerbeihl at 11:35 am.

Sandi Glesenkamp, Secretary

Tom Greyerbeihl, Chairman